

RESOLUTION NO. 2003- 1211  
RESOLUTION OF THE BOARD OF COUNTY  
COMMISSIONERS OF ST. JOHNS COUNTY, FLORIDA  
APPROVING A SUBDIVISION PLAT FOR  
JULINGTON CREEK PLANTATION PARCEL 57.

WHEREAS, D.R. HORTON, INC. - JACKSONVILLE, has applied to the Board of County Commissioners of St. Johns County, Florida for approval to record a subdivision plat known as Julington Creek Plantation Parcel 57.

NOW, THEREFORE BE IT RESOLVED BY THE BOARD OF COUNTY COMMISSIONERS OF ST. JOHNS COUNTY, FLORIDA, as follows:

Section 1. The above-described subdivision plat and its dedicated areas depicted thereon are conditionally approved and accepted by the Board of County Commissioners of St. Johns County, Florida subject to Sections 2, 3, 4, and 5.

Section 2. A Construction Band has been filed with the Clerk of Courts in the amount of \$252,838.22.

Section 3. A Maintenance Bond in the amount of \$64,792.50 will be required.

Section 4. The approval and acceptance described in Section 1 shall not take effect until the Clerk has received a title opinion, certificate, or policy pertaining to the real property that is the subject of the aforementioned subdivision plat which opinion, certificate or policy is in a form acceptable to the County Attorney or Assistant County Attorney.

Section 5. The approval and acceptance described in Section 1 shall not take effect until the plat has been signed by each of the following departments, person or offices:

- a) Chairman or Vice-Chairman of the Board of County Commissioners of St. Johns County, Florida;
- b) Office of the County Attorney;
- c) County Planning and Zoning Department;
- d) Office of the County Surveyor; and
- e) Clerk of Courts.

The Clerk shall not sign or accept the Plat for recording until it has been signed by each of the above persons or entities described in a) through d) above. If the plat is not signed and accepted by the Clerk for recording within 14 days from the date hereof, then the above-described conditional approval shall automatically terminate. If the plat is signed by the Clerk on or before such time, the conditions described herein shall be deemed to have been met.

ADOPTED by the Board of County Commissioners of St. Johns County, Florida, this 12th day of August, 2003.

BOARD OF COUNTY COMMISSIONERS  
OF ST. JOHNS COUNTY, FLORIDA

BY: James E. Bryant  
James E. Bryant, Its Chair

ATTEST: Cheryl Strickland

Patricia DeGrande  
Deputy Clerk

RENDITION DATE 8-19-03



# JULINGTON CREEK PLANTATION

## PART OF SECTION 2, TOWNSHIP 5 SOUTH, AND SECTION 35, TOWNSHIP 4 SOUTH, RANGE 27 EAST, ST. JOHNS COUNTY

### CAPTION

A PARCEL OF LAND LYING IN SECTION 2, TOWNSHIP 5 SOUTH, AND SECTION 35, TOWNSHIP 4 SOUTH, ALL LYING IN RANGE 27 EAST, ST. JOHNS COUNTY, FLORIDA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

FOR A POINT OF BEGINNING, COMMENCE AT THE SOUTHEASTERLY CORNER OF TRACT T-17 OF JULINGTON CREEK PLANTATION PARCEL 56 PHASE 2 AND 58 AS RECORDED IN PLAT BOOK 45, PAGES 47 THROUGH 57, PUBLIC RECORD OF SAID COUNTY; THENCE NORTH 32°22'16" EAST ALONG THE EASTERLY BOUNDARY LINE OF SAID JULINGTON CREEK PLANTATION PARCEL 56 PHASE 2 AND 58, A DISTANCE OF 1176.85 FEET; THENCE SOUTH 01°47'18" EAST, DEPARTING SAID EASTERLY LINE, 985.15 FEET TO AN ANGLE POINT; THENCE SOUTH 02°14'04" EAST, 1340.96 FEET; THENCE SOUTH 89°33'39" WEST, 662.34 FEET; THENCE NORTH 02°10'39" WEST, 1336.69 FEET TO SAID SOUTHEASTERLY CORNER OF TRACT T-17, AND THE POINT OF BEGINNING.

SAID LANDS THUS DESCRIBED CONTAINING 27.80 ACRES, MORE OR LESS.

### CERTIFICATE OF APPROVAL-PLANNING AND ZONING DEPARTMENT

THIS IS TO CERTIFY THAT THIS PLAT OF JULINGTON CREEK PLANTATION PARCEL 57, HAS BEEN EXAMINED AND APPROVED BY THE COUNTY PLANNING AND ZONING DEPARTMENT FOR ST. JOHNS COUNTY, FLORIDA, ON THIS \_\_\_\_\_ DAY OF \_\_\_\_\_ A.D. 2003.

Director of Planning and Zoning

### CERTIFICATE OF APPROVAL AND ACCEPTANCE BOARD OF COUNTY COMMISSIONERS

THIS IS TO CERTIFY THAT THIS PLAT OF JULINGTON CREEK PLANTATION PARCEL 57, HAS BEEN APPROVED AND ACCEPTED BY THE BOARD OF COUNTY COMMISSIONERS OF ST. JOHNS COUNTY, FLORIDA ON THIS \_\_\_\_\_ DAY OF \_\_\_\_\_ A.D. 2003.  
THIS ACCEPTANCE SHALL NOT BE DEEMED AS REQUIRING CONSTRUCTION OR MAINTENANCE BY ST. JOHNS COUNTY OF ANY PART OF SAID SUBDIVISION.